

BLUE MOUNTAIN PLAZA FOR SALE

20-40 Welcher Avenue | Peekskill, New York 10566



GROCERY/CVS ANCHORED SHOPPING CENTER

FOR SALE

CALL FOR DETAILS

INVESTMENT HIGHLIGHTS

- 67,493 SF GLA on 7.02± Acres
- 291± On-Site Parking Spaces
- Tenants Include Apple Farm, CVS, Trustco Bank, McDonald's and more
- Well Established Neighborhood Shopping Center With Long Term Tenancies
- Anchored by Grocery and CVS Pharmacy with Drive-Thru. Lease expires in 2043 with 10% Increases every 5 Years
- Only Shopping Center serving Southern Peekskill, Buchanan, Montrose, Verplanck and Crugers
- One Mile from Metro-North Train Station

AREA DEMOGRAPHICS

	1 Mile	3 Miles	5 Miles
Population	4,595	39,599	78,886
Avg. HH Income	\$158,083	\$145,258	\$153,357

NEIGHBORING RETAILERS:



ROYAL PROPERTIES

850 Bronx River Road | Bronxville, NY 10708
www.RoyalPropertiesInc.com

BROKER CONTACT:

JAMES ARIES
Managing Director
914-237-3400, Ext. 114
Jim@RoyalPropertiesInc.com

JEFF KINTZER
Principal
914-237-3400, Ext. 103
Jeff@RoyalPropertiesInc.com

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